

Tax Map/Block/Parcel
No. 10-24-84

Building Permit/Zoning
Certificate No. 94-2430

Case 3946

OFFICIAL DECISION
BOARD OF ZONING APPEALS
CARROLL COUNTY, MARYLAND

APPLICANT: Sharon L. Garber
3811 Kump Station Road
Taneytown, Maryland 21787

REQUESTS: A conditional use for a one chair beauty shop within a proposed addition to the existing dwelling, and variances reducing the minimum required front setbacks of 70 feet from the center of Kump Station Road and Bert Koontz Road

LOCATION: 3811 Kump Station Road in Election District 1

BASES: Article 6, Section 6.4(b); Article 4, Section 4.16; Article 15, Section 15.5.4(d); Ordinance 1E (The Carroll County Zoning Ordinance)

HEARING HELD: August 26, 1994

FINDINGS AND CONCLUSION

The application, testimony and evidence comprising the record of this case are hereby included by reference in this decision. Based on the record, and in accordance with the state Open Meetings Act, the Board approved the conditional use and variances necessary for the establishment of a one chair beauty shop within the dwelling, except that as discussed and agreed to during the public hearing, the beauty shop is authorized as an accessory use in accordance with the provisions of Section 6.4(b) instead of Sections 6.3(c) and 6.7 of the zoning ordinance. The pertinent findings determining the Board's decision include the facts that the dwelling will continue to be the principal use of the property; establishment of the one chair beauty shop within the dwelling will not alter its residential characteristics; if the proposed addition to the dwelling would have been solely for residential purposes, no variances would be required; and, there is no evidence that establishment of the one chair beauty shop, as proposed and operated solely by a resident, will unduly affect residents of adjacent properties, the values of those properties, or public interests.

9-13-94
Date

Claude R. Rash
Claude R. Rash, Chairman